

IN RE: PETITION FOR ZONING VARIANCE
NE/S Buttonwood Lane, 2000' NE
of the c/l of Reams Road
(12158 Buttonwood Lane)
15th Election District
5th Councilmanic District
David S. Allen, et ux
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 90-549-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners herein request a variance to permit an accessory structure (shed) to be located in the side yard in lieu of the required rear yard, in accordance with Petitioner's Exhibit 1.

The Petitioners appeared and testified. There were no Protestants. Testimony indicated that the subject property known as 12158 Buttonwood Lane, consists of 10,500 sq.ft. zoned D.R. 3.5 and is improved with a single family dwelling and a partially completed 10' x 20' shed. Petitioners testified they filed the instant Petition after being notified by the Zoning Office that the subject shed was in violation of the zoning regulations. Testimony indicated that the shed cannot be located to the rear of the property as required because there are tall trees with dead branches at the top along the rear property line and Petitioners fear damage from falling dead branches. Petitioners testified the shed is needed to store lawn equipment and other personal items. Testimony indicated that due to the location of existing improvements on the property, including a swimming pool, the only suitable location for the shed is in the side yard as depicted on Petitioner's Exhibit 1. Petitioners testified that they have spoken to their neighbors who have no objections to the location of the shed. Further testimony indicated that Petitioners intend to place aluminum siding on the shed to conform to the existing

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dwelling. Testimony indicated that the relief requested will not result in any detriment to the health, safety or general welfare of the surrounding community.

An area variance may be granted where strict application of the zoning regulations would cause practical difficulty to the Petitioner and his property. McLean v. Soley, 270 Md. 208 (1973). To prove practical difficulty for an area variance, the Petitioner must meet the following:

- 1) whether strict compliance with requirement would unreasonably prevent the use of the property for a permitted purpose or render conformance unnecessarily burdensome;
- 2) whether the grant would do substantial injustice to applicant as well as other property owners in the district or whether a lesser relaxation than that applied for would give substantial relief; and
- 3) whether relief can be granted in such fashion that the spirit of the ordinance will be observed and public safety and welfare secured.

Anderson v. Bd. of Appeals, Town of Chesapeake Beach, 22 Md. App. 28 (1974).

Pursuant to the advertising, posting of the property and public hearing on this Petition held, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 4th day of September, 1990 that the Petition for Zoning Variance to permit an accessory structure (shed) to be located in the side yard in lieu of the required rear yard, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions which are conditions precedent to the relief granted:

- 2 -

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1) The Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the relief granted herein shall be rescinded and Petitioners shall be required to bring the property into compliance with the zoning regulations.

2) Petitioners shall complete construction of the subject shed with aluminum siding to be compatible with the existing dwelling.

3) Upon request and reasonable notice, Petitioners shall permit a representative of the Zoning Enforcement Division to make an inspection of the subject property to insure compliance with this Order.

AMN:bjs

Ann M. Nastarowicz
ANN M. NASTAROWICZ
Deputy Zoning Commissioner
for Baltimore County

ORDER RECEIVED FOR FILING
Date 9/11/90
By John J. Williams

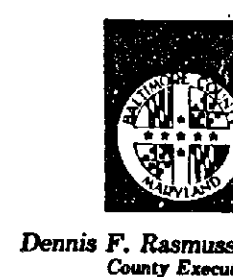
- 3 -

MICROFILMED

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Townson, Maryland 21204
(301) 887-3353

J. Robert Haines
Zoning Commissioner

September 24, 1990



Mr. & Mrs. David S. Allen
12158 Buttonwood Lane
Baltimore, Maryland 21220

RE: PETITION FOR RESIDENTIAL VARIANCE
NE/S Buttonwood Lane, 2000' NE of the c/l of Reams Road
(12158 Buttonwood Lane)
15th Election District - 5th Councilmanic District
David S. Allen, et ux - Petitioners
Case No. 90-549-A

Dear Mr. & Mrs. Allen:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Residential Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 887-3391.

Very truly yours,

Ann M. Nastarowicz
ANN M. NASTAROWICZ
Deputy Zoning Commissioner
for Baltimore County

AMN:bjs

cc: People's Counsel

File

MICROFILMED

PETITION FOR RESIDENTIAL VARIANCE

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, petition for a Variance from Section

400.1 To allow an accessory structure (shed) to be located in the side yard in lieu of the required rear yard.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons (indicate hardship or practical difficulty):

1. security
2. easier access

Property is to be advertised and/or posted as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of the above Variance posting and, if necessary, advertising, upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser:

(Type or Print Name)

Signature

Address

City/State/Zip Code

Attorney for Petitioner:

(Type or Print Name)

Signature

Address

Attorney's telephone number

Legal Owner(s):

David Seymour Allen

Carol Ann Allen

Carol Ann Allen

Carol Ann Allen

Carol Ann Allen

Carol Ann Allen

Carol Ann Allen

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AFFIDAVIT

IN SUPPORT OF RESIDENTIAL ZONING VARIANCE

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently or upon settlement will reside at 12158 Buttonwood Lane, Baltimore, MD 21220 (Address)

That based upon personal knowledge, the following are the facts upon which I/we base the request for a Residential Zoning Variance at the above address: (Indicate hardship or practical difficulty)
We request that the shed be on the side of our house for security reasons & easier access.

That Affiant(s) acknowledge(s) that if protest is filed, Affiant(s) will be required to pay a reporting and advertising fee and may be required to provide additional information.

David Seymour Allen (Affiant Signature)
Carol Ann Allen (Affiant Signature)
David Seymour Allen (Affiant Printed Name)
Carol Ann Allen (Affiant Printed Name)

STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit:

I HEREBY CERTIFY, this 7th day of June, 1990, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared David Seymour Allen & Carol Ann Allen, the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in the face of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

6-7-90
DATE

Diana Long
NOTARY PUBLIC
My Commission Expires: 7-1-90

90-549-A

Zoning Description

Beginning at a point on the north side of Buttonwood Lane which is 50' wide at the distance of 2000' ^{North} of the centerline of the nearest improved intersecting street Reams Road which is 50' wide. Being known and designated as Lot No. 71, as shown on the Plat entitled "Golden Acres", which Plat is recorded among the Land Records of Baltimore County in Plat Book E.H.K.Jr. No. 43, Folio 141, also known as 12158 Buttonwood Lane totaling 10, 400 square feet and located in the No. 15 Election District.

Mets & Bounds

N 47° 58'00"W, N42° 02'00"E130', S47° 58'00"E88.62', S45° 49'30"W130.29'.

Item #441

MICROFILMED

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY

Towson, Maryland

District: 15th Date of Posting: 9/5/90
Posted for: Variance
Petitioner: David Seymour Allen, et ux
Location of property: NE/S Buttonwood Lane, 2000' NE Reams Rd.
Location of Sign: 12158 Buttonwood Lane, across 25' E of Reams Rd., on property of R. L. Haines
Remarks: None
Posted by: John J. Williams Date of return: 9/11/90
Number of Signs: 1 MICROFILMED

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

Account: R-001-6150
Number

receipt
No 2732

Date: 6/13/90 H9000441
PUBLIC HEARINGS FEES QTY PRICE
010 -ZONING VARIANCE (IRL) 1 X \$25.00
080 -POSTING SIGNS / ADVERTISING 1 X \$25.00
TOTAL: \$50.00
LAST NAME OF OWNER: ALLEN

B 8 021*****00018 313CF
Please make checks payable to: Baltimore County

Cashier Validation:

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ORDER RECEIVED FOR FILING

Date 9/11/90

By John J. Williams

Deputy Zoning Commissioner of Baltimore County

MICROFILMED

CERTIFICATE OF PUBLICATION

Office of

THE AVENUE NEWS

442 Eastern Blvd.
Baltimore, Md. 21221

August 23, 1990

THIS IS TO CERTIFY, that the annexed advertisement of David Seymour Allen in the matter of Petition for Zoning Variance of 12158 Buttonwood Lane, Case # 90-549-A, P.O.#107107, Req.#46023 91 lines @.55 or \$50.05

was inserted in The Avenue News a weekly newspaper published in Baltimore County, Maryland once a week for successive week(s) before the 24 day of August 1990 that is to say, the same was inserted in the issues of Aug 23 1990

The Avenue Inc.
per publisher

By *Deane Placaud*

Notice of Hearing

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland 21204 as follows:

Petitioner: David Seymour Allen, et ux
Case Number: 90-549-A
NE/S Buttonwood Lane, 2000' NE of c/l of Reams Road
12158 Buttonwood Lane
15th Election District - 5th Councilmanic
Petitioner(s): David Seymour Allen, et ux
Hearing Date: FRIDAY, SEPTEMBER 21, 1990 at 9:30 a.m.
Variance: To allow an accessory structure (shed) to be located in the side yard in lieu of the required rear yard.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during the period for good cause shown. Such request must be in writing and received in the office by the date of the hearing set above or presented at the hearing.

J. ROBERT HAINES
Zoning Commissioner of Baltimore County
Maryland

CERTIFICATE OF PUBLICATION

TOWSON, MD., 8/24 1990

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 8/22 1990

THE JEFFERSONIAN,

S. Zeke Orman

Publisher

\$42.70

NOTICE OF HEARING
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 W. Chesapeake Avenue in Towson, Maryland 21204 as follows:

Petitioner: David Seymour Allen, et ux
Case Number: 90-549-A
NE/S Buttonwood Lane, 2000' NE of c/l of Reams Road
12158 Buttonwood Lane
15th Election District - 5th Councilmanic
Petitioner(s): David Seymour Allen, et ux
Hearing Date: FRIDAY, SEPTEMBER 21, 1990 at 9:30 a.m.
Variance: To allow an accessory structure (shed) to be located in the side yard in lieu of the required rear yard.

In the event that this Petition is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during the period for good cause shown. Such request must be in writing and received in the office by the date of the hearing set above or presented at the hearing.

J. ROBERT HAINES
Zoning Commissioner of Baltimore County
Maryland

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson Maryland 21204

90-549

Account: R-001-6150
Number: M9100230

Date: 9/20/90
PUBLIC HEARING FEES QTY PRICE
080-POSTING SIGNS / ADVERTISING 1 X \$117.75
TOTAL: \$117.75
LAST NAME OF OWNER: ALLEN

DA64D40050MCHRC
BA 0009129A09-21-90 \$117.75

Please make checks payable to: Baltimore County

receipt

No 3458

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353
J. Robert Haines
Zoning Commissioner

DATE 8/27/90

Mr. & Mrs. David Seymour Allen
12158 Buttonwood Lane
Baltimore, Maryland 21220

Re: Petition for Zoning Variance
CASE NUMBER: 90-549-A
NE/S Buttonwood Lane, 2000' NE of c/l of Reams Road
12158 Buttonwood Lane
15th Election District - 5th Councilmanic
Petitioner(s): David Seymour Allen, et ux
HEARING: FRIDAY, SEPTEMBER 21, 1990 at 9:30 a.m.

Dear Mr. & Mrs. Allen:

Please be advised that \$117.75 is due for advertising and posting of the above captioned property.

THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE FEE WILL NOT BE REFUNDED. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please make your check payable to Baltimore County, Maryland. Bring the check and the sign & post set(s) to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 113, Towson, Maryland fifteen (15) minutes before your hearing is scheduled to begin.

Be advised that should you fail to return the sign & post set(s), there will be an additional \$50.00 added to the above amount for each such set not returned.

Very truly yours,

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

JRHigs

CERTIFICATE OF POSTING

ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 1526
Date of Posting: 8/21/90
Posted for: David Seymour Allen, et ux
Petitioner: David Seymour Allen, et ux
Location of property: NE/S Buttonwood Lane, 2000' NE of Reams Rd.
12158 Buttonwood Lane
Location of sign: 12158 Buttonwood Lane, across D. Fr. Rd. sign
on property of C. H. Haines
Remarks: 11/2/90
Posted by: [Signature]
Number of Signs: 1

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353
J. Robert Haines
Zoning Commissioner

June 20, 1990

Mr. & Mrs. David Seymour Allen
12158 Buttonwood Lane
Baltimore, Maryland 21220

Re: CASE NUMBER: 90-549-A
ITEM NUMBER: 441
LOCATION: 12158 Buttonwood Lane

Dear Mr. & Mrs. Allen:

Please be advised that your petition for Residential Zoning Variance has been assigned the above case number. Any contact made to this office should reference the case number. This letter also serves as a refresher regarding the administrative process.

1) Your property will be posted on or before July 4, 1990. The last date (closing date) on which a neighbor may file a formal request for hearing is July 19, 1990. Should such request be filed, you will receive notification that the matter will not be handled through the administrative process. This will mean advertising of the public hearing and reposting of the property. The public hearing will be scheduled approximately 30 - 45 days from receipt of said notice. In either case, (a) receipt of notification that you will have a public hearing or, (b) the passing of the closing date, the sign and post can then be removed from the property and returned to this office. Failure to return the sign and post will cause your Order to be held and incur a \$50.00 charge. Please be advised that the Order will not be available for you to pick-up the day you return the sign.

2) Assuming no neighbor has requested a public hearing, the file now enters the final review stage of the administrative process. The Zoning Commissioner must now decide whether to grant or deny the request. He also has the option to request a public hearing.

3) PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW AND THE DECISION MAKING PROCESS. WHEN THE ORDER IS READY IT WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION PRIOR TO BEING MAILED TO YOU.

Very truly yours,

[Signature]
D. W. Stephens
(301) 887-3391

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353
J. Robert Haines
Zoning Commissioner

July 5, 1990

Mr. & Mrs. David S. Allen
12158 Buttonwood Lane
Baltimore, MD 21220

RE: Item No. 441, Case No. 90-549-A
Petitioner: David S. Allen, et ux
Petition for Residential Variance

Dear Mr. & Mrs. Allen:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative forward them to you. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

IT WOULD BE APPRECIATED IF YOU WOULD RETURN YOUR WRITTEN COMMENTS TO MY OFFICE, ATTENTION JULIE MINIARSKI. IF YOU HAVE ANY QUESTIONS REGARDING THIS, PLEASE CONTACT HER AT 887-3391.

Very truly yours,

[Signature]
JAMES E. DYER
Chairman
Zoning Plans Advisory Committee

JED:jw

Enclosures

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353
J. Robert Haines
Zoning Commissioner

Dennis F. Rasmussen
County Executive

Your petition has been received and accepted for filing this 13th day of May, 1990.

J. Robert Haines
J. ROBERT HAINES
ZONING COMMISSIONER

Received By:

[Signature]
Chairman,
Zoning Plans Advisory Committee

Petitioner: David S. Allen, et ux

Petitioner's Attorney:

Baltimore County
Fire Department
700 East Joppa Road, Suite 901
Towson, Maryland 21204-5500
(301) 887-4500
Paul H. Reincke
Chief

JUNE 28, 1990

J. Robert Haines
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204

RE: Property Owner: DAVID SEYMOUR ALLEN
Location: 12158 BUTTONWOOD LANE
Item No.: 441 Zoning Agenda: JULY 3, 1990

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: [Signature] 6-28-90 Noted and Approved: [Signature] 6-28-90
Planning Group Fire Prevention Bureau
Special Inspection Division

JR/KEK

JUL 05 1990

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE
JUNE 22, 1990

TO: J. ROBERT HAINES, ZONING COMMISSIONER, DEPARTMENT ZONING
FROM: CHARLES E. BURNHAM, PLANS REVIEW CHIEF, DEPARTMENT OF PERMITS & LICENSES **C2B**
SUBJECT: ZONING ITEM #: #441
PROPERTY OWNER: David Seymour Allen, et ux
LOCATION: NE/S Buttonwood Lane, 2,000' NE of centerline Reams Rd.
ELECTION DISTRICT: 15th (#12158 Buttonwood Lane)
COUNCILMANIC DISTRICT:

A REVIEW OF THE SITE PLAN FOR THE ABOVE ZONING ITEM INDICATES THE FOLLOWING:

- () PROPOSED SITE PLAN DOES, DOES NOT, COMPLY TO STATE CODE OF MARYLAND REGULATION 05.01.07, MARYLAND BUILDING CODE FOR THE HANDICAPPED.
- () PARKING LOCATION () RAMPS (degree slope)
- () NUMBER PARKING SPACES () CURB CUTS
- () BUILDING ACCESS () SIGNAGE
- () PLAN DOES, DOES NOT COMPLY TO SET BACKS FOR EXTERIOR FIRE SEPARATION DISTANCE OF ARTICLE 5 AND ARTICLE 9 OF THE CURRENT BALTIMORE COUNTY BUILDING CODE.
- (X) A BUILDING PERMIT IS REQUIRED BEFORE ANY CONSTRUCTION CAN BEGIN. SECTION 111.1 OF ARTICLE 1. CONSTRUCTION-DRAWINGS MAY BE REQUIRED.
- () A CHANGE OF OCCUPANCY PERMIT IS REQUIRED TO CHANGE THE EXISTING USE OF THE STRUCTURE TO THE PROPOSED USE. SEE ARTICLE THREE AND ARTICLE ONE, SECTION 103.2 ALTERATIONS MAY BE NECESSARY BY CODE TO COMPLY TO NEW USE REQUIREMENTS.
- () STRUCTURE IS SUBJECT TO FLOOD PLAIN LIMITATIONS, SECTION 516.0 COUNCIL BILL #158-88 (BALTIMORE COUNTY BUILDING CODE).
- () OTHER -

PERMITS MAY BE APPLIED FOR @ ROOM 100, 111 WEST CHESAPEAKE AVENUE, TOWSON, MARYLAND 21204 - PHONE - 887-3900.

THIS REVIEW COVERS ONLY MAJOR ITEMS ASSOCIATED WITH THE SITE PLAN, A FULL REVIEW MAY BE CONDUCTED WHEN THE PERMIT APPLICATION AND PLANS ARE SUBMITTED.

CHECK ITEM APPLICABLE TO THIS PLAN

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
(301) 887-3353
J. Robert Haines
Zoning Commissioner

July 31, 1990



Dennis F. Rasmussen
County Executive

Mr. & Mrs. David S. Allen
12158 Buttonwood Lane
Baltimore, Maryland 21220

Re: CASE NUMBER: 90-549-A
LOCATION: 12158 Buttonwood Lane

Dear Petitioner:

By Order of the Zoning Commissioner's Office, dated July 26, 1990, this matter can not be decided through the administrative process and must be scheduled for a public hearing.

Formal notification of the hearing date will be forwarded to you shortly. As you recall, it will now be necessary to re-post the property and run notice of the hearing in two local newspapers. You will be billed for these advertising costs.

If you have any questions, please do not hesitate to contact this office.

Very truly yours,

G. G. Stephens
(301) 887-3391

BALTIMORE COUNTY, MARYLAND
Inter-Office Correspondence

TO: Gwendolyn Stephens
Docket Clerk
DATE: July 27, 1990
FROM: Ann M. Natarowicz
Deputy Zoning Commissioner
SUBJECT: Petition for Residential Variance
NE/S Buttonwood Lane, 2000' NE of the c/l of Reams Road
(12158 Buttonwood Lane)
15th Election District - 5th Councilmanic District
David S. Allen, et ux - Petitioners
Case No. 90-549-A

The administrative variance request in the above-captioned matter has been denied. Please notify the Petitioners of this fact and set the matter in for a hearing as docketing permits.

Thank you for your assistance in this matter.

AMN:bjs

cc: Case File



Plat to accompany Petition for Zoning ☒ Variance ☐ Special Hearing

PROPERTY ADDRESS: 12158 BUTTONWOOD LANE

Subdivision name: WHITE MAPLE ESTATE
plat book: 113, folio: 141, lot: 11, section: 1

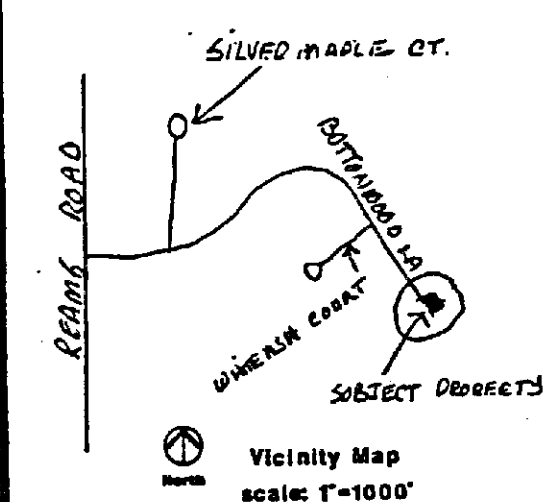
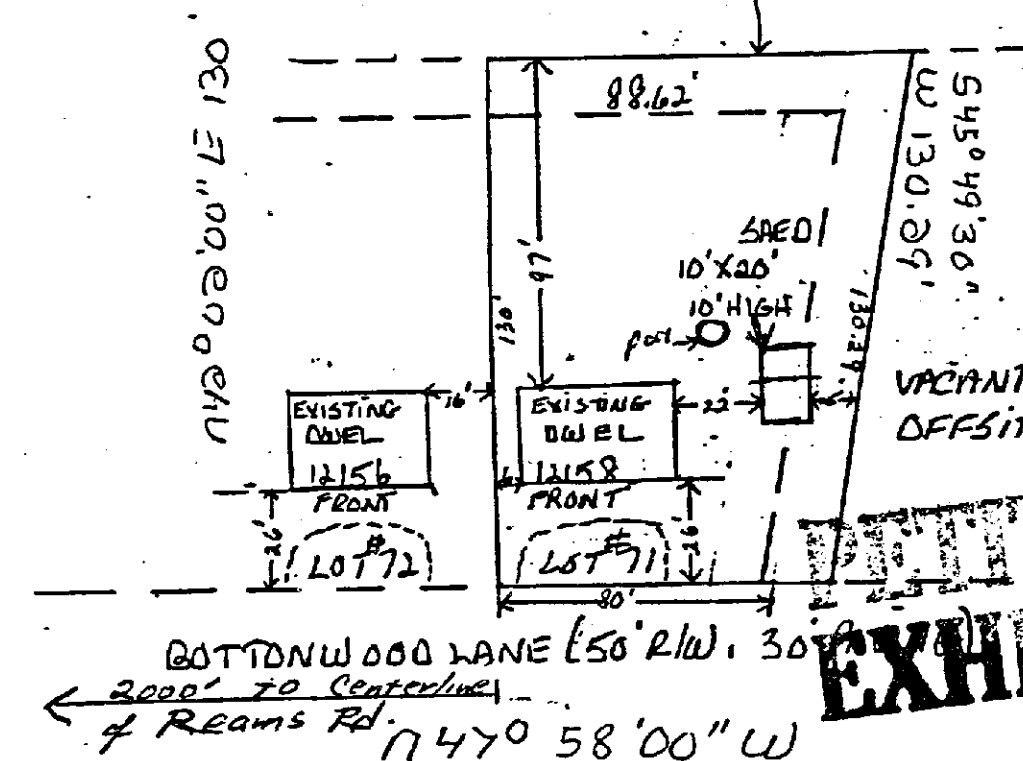
OWNER: DAVID & CAROL ALLEN

90-549-A

VACANT OFFSITE

S 47° 58' 00" E 88.63'

10' EASEMENT



LOCATION INFORMATION

Councilmanic District: 5
Election District: 15
1"=200' scale map: NE, L-1
Zoning: DR-3.5
Lot size: 0.26 acre
square feet

SEWER: ☒
WATER: ☒
Critical Areas: ☒
Zoning Hearing: ☒

Zoning Office USE ONLY

reviewed by: **SA** ITEM #: **441** CASE:

90-549-A

Item #441

